THIS INSTRUMENT PREPARED BY: **Mudter & Patterson** **Attorneys-at-Law** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** **File Box 9B:** **First Title & Escrow Co., Inc.** **FTEC File No. 17723**	STATE OF TENNESSEE: COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $159,000.00. Mary Bradley King Affiant Subscribed and sworn to before me, this 1st day of MARCH, 2001. Notary Public My Commission Expires:

WARRANTY DEED

Address New Owner: Ms. Mary Bradley King 705 Arkland Place Nashville, TN 37215	**Send Tax Bills To:** Suntrust Mortgage, Inc. P.O. Box 57028 Irvine, CA 92619-7028	**Tax Information:** MAP 131-6-G PAR 705.00 CO FB 07DA 92542

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, S. MELISSA MARLOW, UNMARRIED ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to MARY BRADLEY KING, UNMARRIED ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 705 ARKLAND PLACE, NASHVILLE, TENNESSEE 37215.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 1st day of MARCH, 2001.

S. Melissa Marlow by Carrie Marlow

S. MELISSA MARLOW, BY: CARRIE MARLOW, ATTORNEY-IN-FACT
PURSUANT TO POWER OF ATTORNEY BEING PLACED OF RECORD IMMEDIATELY PRIOR HERETO

Davidson County DEEDWARR
Recvd: 03/05/01 14:21 2pgs
Fees:11.00 Taxes:588.30
20010305-0020523

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, CARRIE MARLOW with whom I am personally acquainted, and who acknowledged that SHE executed the within instrument for the purposes therein contained, and who further acknowledged that SHE is the Attorney-in-Fact for said S. MELISSA MARLOW and is authorized by the said S. MELISSA MARLOW, to execute this instrument on HER behalf.

Witness my hand, at Office, this 1st day of March, 2001.

My commission expires:

Notary Public

EXHIBIT "A"

Land in Davidson County, Tennessee, being Unit No. 705, together with the appurtenant interest in the common elements of Burton Hills Village of Ashlawn, A Condominium, a horizontal property regime established by Master Deed, of record in Book 7076, page 696, amended in Book 7308, page 859, Register's Office for Davidson County, Tennessee, said unit being depicted on the Condominium Site Plan attached as Exhibit "B" to the aforementioned Master Deed.

Being the same property conveyed to S. Melissa Marlow by deed from Betty L. Wilson, unmarried of record in Book 10998, page 802, said Register's Office.

This conveyance is made subject to: (1) 2001 Taxes, which have been prorated and assumed by the Grantee; (2) Restrictions of record in Book 6517, page 522 as amended in Book 6778, page 536 and Book 6911, page 120, Book 7076, page 696 as amended in Book 7308, page 859; (3) Charter of record in Book 7154, page 239, Book 6517, page 505, as amended in Book 6921, page 216, Book 6517, page 511, as amended in Book 6921, page 214; (4) Easements of record in Book 3702, page 250 and Book 4298, page 491; (5) Agreement of record in Book 6470, page 383, Book 6655, page 47 and in Book 7147, pages 411 and 416; and (6) All matters appearing on the Plan of record in Plat Book 6250, page 978, said Register's Office.